

Fauquier County Department of Community Development
 29 Ashby Street, Suite 310
 Warrenton, VA 20186
 (540) 347-8703
 Fax (540) 347-6932
 www.fauquiercounty.gov

REZONING CHECKLIST

Project Name:		Case Number:	
DOCUMENTATION REQUIREMENTS	YES	NO	N/A STATE REASON Use separate sheet if necessary
1. Completed Land Development Application with all property owners' original signatures and indication of current and requested zoning designations.			
2. Completed Fee Calculation Sheet with fee check.			
3. Preliminary SWM/BMP Checklist			
4. 15 copies of Conflict of Interest Statement			
5. 15 copies of Rezoning Plat and Concept Development Plan, folded and 15, 11"x17" reductions.			
6. 15 copies of Statement of Justification addressing the compatability of the request with the adopted Comprehensive Plan and its goals and objectives			
7. Proffered conditions, photographs of property showing existing structures, terrain and vegetation (optional)			
8. Completed and signed checklist			
CERTIFIED ZONING PLAT REQUIREMENTS See Section 13.202.2 of Zoning Ordinance for more details.	YES	NO	N/A STATE REASON Use separate sheet if necessary
The Rezoning Plat shall show:			
1. Metes and bounds of all property lines, bearings and distances of each zoning district			
2. Total area of the property presented in square feet or acres			
3. Scale and north arrow			
4. Location of all existing buildings and structures			
5. Names and route numbers of all boundary roads or streets and the width of the existing right(s)-of-way			
6. Existing topography with a five-foot contour. Other contour intervals may be accepted as needed by the Director or his designated agent			
7. General vicinity map at a scale of 1 inch = 2,000 feet			
8. Seal and signature of person preparing the plat			
CONCEPT DEVELOPMENT PLAN REQUIREMENTS See Section 13.202.2 of Zoning Ordinance for more details.	YES	NO	N/A STATE REASON Use separate sheet if necessary
The Concept Development Plan shall include:			
1. Proposed land uses and their locations			
2. Proposed road network			

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CONCEPT DEVELOPMENT PLAN REQUIREMENTS (Cont.) See Section 13.202.2 of Zoning Ordinance for more details.	YES	NO	N/A STATE REASON Use separate sheet if necessary
3. General drainage pattern			
4. Location of open space			
5. Architectural renderings when required by a proffered condition. This requirement may be waived by the Director or his designated agent.			

CERTIFICATION OF APPLICATION SUBMISSION

I hereby certify that the above stated information is included in the attached Rezoning Plat application and accompanying materials. Further, I have included on the plat any conditions required by proffers of an approved rezoning, special exception or variance approval, special agreements or covenants.

Engineer or Surveyor's Signature

Firm Name

Date

COUNTY CERTIFICATION OF APPLICATION SUBMISSION

Accepted _____ Rejected _____

Planner's Signature

Date

Revised March 2005